



# CITY OF CHARLESTON TECHNICAL REVIEW COMMITTEE (TRC)

## Site Plans and Subdivisions

7/23/2020

SITE PLANS, SUBDIVISION CONCEPT PLANS, PRELIMINARY SUBDIVISION PLATS, ROAD CONSTRUCTION PLANS AND PHASING PLANS

A meeting of the City of Charleston Technical Review Committee will be held at 9:00 a.m. on the above date via Zoom. To access online use the following [Zoom Link](#). To access via telephone, dial 1 (301) 715-8592, then Webinar ID# 859 6475 0850, followed by password 682487. The agenda order may be subject to change at the discretion of the TRC Administrator. Guests are encouraged to join the meeting 20 minutes prior to the published start time of a specific agenda item. The following applications will be reviewed:

### #1 COASTAL COMMUNITY CHURCH WEST ASHLEY

#### 9:00 SITE PLAN

Project Classification: SITE PLAN  
Address: 460 ARLINGTON DR.  
Location: WEST ASHLEY  
TMS#: 310-07-00-092  
Acres:  
# Lots (for subdiv):  
# Units (multi-fam./Concept Plans):  
Zoning:

City Project ID: TRC-SP2020-000323

Submittal Review #: 3RD REVIEW  
Board Approval Required:

Owner: COASTAL COMMUNITY CHURCH WEST ASHLEY  
Applicant: E.M. SEABROOK JR, INC 843-884-4496  
Contact: mickey@emseabrook.com

Misc notes: Approximately 9,000 sq. ft. building addition and associated site work

#### RESULTS:

### #2 CML PLAY PAVILION

#### 9:15 SITE PLAN

Project Classification: SITE PLAN  
Address: 25 ANN STREET  
Location: PENINSULA  
TMS#: 4601602010  
Acres: 2.3  
# Lots (for subdiv): -  
# Units (multi-fam./Concept Plans): -  
Zoning: CG

City Project ID: TRC-SP2020-000354

Submittal Review #: 1ST REVIEW  
Board Approval Required: BAR, DRC

Owner: CML - NICHOLE MYLES, EX- DIRECTOR  
Applicant: ADC ENGINEERING 843-566-0161  
Contact: CHRIS COOK chris@adcengineering.com

Misc notes: Addition/renovation to existing museum: entry plaza with open air pavilion

#### RESULTS:

### #3 PUBLIC STORAGE

#### 9:30 SITE PLAN

Project Classification: SITE PLAN  
Address: 2363 ASHLEY RIVER RD  
Location: WEST ASHLEY  
TMS#: 354-04-00-002; 354-04-00-003  
Acres: 12.10  
# Lots (for subdiv):  
# Units (multi-fam./Concept Plans):  
Zoning: GB

City Project ID: TRC-SP2020-000328

Submittal Review #: PRE-APP  
Board Approval Required: DRB

Owner: STORAGE TEST PROPERTIES  
Applicant: STANTEC CONSULTING SERVICES, INC 843-740-7700  
Contact: JOSH LILLY josh.lilly@stantec.com

Misc notes: Installing an RV parking lot and constructing a single story climate controlled storage building.

#### RESULTS:

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**#4 1230 FOLLY ROAD**

**9:45 SITE PLAN**

Project Classification: SITE PLAN  
Address: 1230 FOLLY ROAD  
Location: JAMES ISLAND  
TMS#: 4251300007  
Acres: .494  
# Lots (for subdiv): -  
# Units (multi-fam./Concept Plans): -  
Zoning: CT

City Project ID: TRC-SP2020-000361

Submittal Review #: PRE-APP  
Board Approval Required: DRB

Owner: 1230 FOLLY ROAD LLC  
Applicant: SOUTHEASTERN BUILDING GROUP 843-737-1264  
Contact: EDWARD CANNON cannon@sbgbuilder.com  
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Misc notes: New construction of two-story garage accessory structure with garage on first floor and storage on the second.

**RESULTS:**

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**#5 JAMES LEWIS JR. EASTSIDE APARTMENTS**

**10:00 SITE PLAN**

Project Classification: SITE PLAN  
Address: COOPER STREET  
Location: PENINSULA  
TMS#: 4590504208, 192, 193, 194, 195, 116, 197, 198  
Acres: 1.6  
# Lots (for subdiv):  
# Units (multi-fam./Concept Plans): 62  
Zoning: GB

City Project ID: TRC-SP2019-000248

Submittal Review #: 2ND REVIEW  
Board Approval Required:

Owner: CITY OF CHARLESTON  
Applicant: CLINE ENGINEERING 843-991-7239  
Contact: MATT CLINE matt@clineeng.com

Misc notes: 2 mixed use buildings with associated driveway and parking. Limited commercial on first floor TBD, affordable housing.

**RESULTS:**

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**#6 835 SAVANNAH HIGHWAY**

**10:15 SITE PLAN**

Project Classification: SITE PLAN  
Address: 835 SAVANNAH HIGHWAY  
Location: WEST ASHLEY  
TMS#: 4210100011  
Acres: 0.585  
# Lots (for subdiv): 1  
# Units (multi-fam./Concept Plans): -  
Zoning: GB

City Project ID: TRC-SP2018-000143

Submittal Review #: 4TH REVIEW  
Board Approval Required: DRB & DRC

Owner: XXX  
Applicant: CLINE ENGINEERING, INC 843-991-7239  
Contact: MATT CLINE matt@clineeng.com

Misc notes: Construction plans to re-align parking lot, install landscaping and associated improvements. Currently Avondale Thrift Store. TRC pre-app 8/9/18; TRC 1st review 11/29/18.

**RESULTS:**

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**#7 55 POINSETT STREET**

**10:30 SITE PLAN**

Project Classification: SITE PLAN  
Address: 55 POINSETT STREET  
Location: PENINSULA  
TMS#: 4631203016  
Acres: .20  
# Lots (for subdiv):  
# Units (multi-fam./Concept Plans): 4  
Zoning: DR-2F

City Project ID: TRC-SP2020-000330

Submittal Review #: 3RD REVIEW  
Board Approval Required:

Owner: 55 POINSETT STREET, LLC  
Applicant: EARTHSOURCE ENGINEERING 843-881-0525  
Contact: ERIC LADSON ladsone@earthsorceeng.com

Misc notes: Residential (2) detached buildings w/ (2) units each - 4 units total

**RESULTS:**

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**#8 BRANTLEY PARK**

**10:45 SITE PLAN**

Project Classification: SITE PLAN

Address: 1708 BRANTLEY DR.

Location: JAMES ISLAND

TMS#: 4250300035

Acres: .46

# Lots (for subdiv):

# Units (multi-fam./Concept Plans):

Zoning: GB

City Project ID: TRC-SP2020-000334

Submittal Review #: 1ST REVIEW

Board Approval Required:

Owner: CITY OF CHARLESTON/TOWN OF JAMES ISLAND

Applicant: DAVIS & FLOYD, INC

843-554-8602

Contact: STEVEN WALL

swall@davisfloyd.com

Misc notes: Construction of five on-street parking spaces, a sidewalk along Brantley Dr., gravel trails, and associated grading and drainage.

**RESULTS:**

Site plans and subdivisions are reviewed by the following: Dept of Planning, Preservation Sustainability, Zoning Division, GIS Division, Engineering Division, Engineering MS4, Dept of Parks, Dept of Traffic Transportation, Fire Dept and ADA/Legal Division.

Individuals with questions concerning the above items should contact Eric Schultz, TRC Administrator, in the Department of Planning, Preservation and Sustainability at (843) 724-3790. Files containing information pertinent to the above applications are available for public review at the City of Charleston Zoning Office, 2 George Street, during regular working hours, 8:30 a.m. to 5:00 p.m., daily except weekends and holidays. In accordance with the Americans with Disabilities Act, people who need alternative formats, ASL (American Sign Language) Interpretation or other accommodation please contact Janet Schumacher at (843) 577-1389 or email to schumacherj@charleston-sc.gov three business days prior to the meeting.